



Apt 6 Newpark Centre, Newtownpark Avenue, Blackrock,
Co. Dublin A94YR60

Beirne
& Wise



Apt 6 is a generous sized one bedroom, first floor apartment conveniently located in this small development of apartments and neighbourhood shops on Newtown Park Avenue. The accommodation extends to approximately (52sq.m) and briefly comprises; hall with good storage, large open plan living/dining room, kitchen, double bedroom and shower room. There is off street residents car parking available in the surface car park.

Although the property requires upgrading, it offers a superb opportunity to create a comfortable and convenient home in this much sought after neighbourhood.

Located in the heart of Blackrock, this apartment offers a wide range of amenities on your doorstep. There is neighbourhood shopping within a stones throw, including Dunnes Stores. You are also within comfortable strolling distance to Blackrock village, the seafront, the DART and a superb range of shops, restaurants and local amenities. There is a QBC and the N11 nearby providing easy access to UCD, the City Centre and beyond.

Features

- First Floor One Bed Apartment
- Small Development
- Car Parking
- DART and Bus Routes
- Excellent Blackrock Location
- Gas heating system
- Close to Shops and Amenities
- In need of upgrading

Accommodation

HALL

Large hall. Storage cupboard. Hot press. Roof light.

LIVING/DINING ROOM

LIVING AREA

2.53m x 4.86m

Window to the front aspect.

DINING AREA

2.3m x 3.11m

Feature fireplace with electric fire inset. Roof light



KITCHEN

2.02m x 3.53m

Wall and floor presses with worktops over. Stainless steel sink unit. Plumbing for washing machine and dryer. Undercounter fridge and freezer, gas cooker and gas boiler. Window to the front aspect.

BEDROOM

2.71m x 4.80m

Spacious double bedroom with window to the front aspect. Built in wardrobes.

SHOWER ROOM

Complete with W.C., wash hand basin and a shower cubicle with an electric shower.

SERVICE CHARGE

€2559.41 per Annum

Managing Agents: MATHEWS Property Management

BER

BER No. 119381184

Output. 372.11 kWh/m²/yr





**Beirne
& Wise**

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